

**5,000±
- 10,000±**

**SQUARE FEET
AVAILABLE
FOR LEASE**

**INDUSTRIAL
/ FLEX
SPACE**

**IDEAL LOCATION
JUST OFF I-295
AT EXIT 20**



AVAILABLE FOR LEASE
1501 GRANDVIEW AVE
PAULSBORO, NJ

OWNED BY

**Camber
Real Estate
Partners**

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NAIMertz
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

AVAILABLE FOR LEASE

1501 GRANDVIEW AVE

PAULSBORO, NJ

CURRENT AVAILABILITIES

UNIT 200

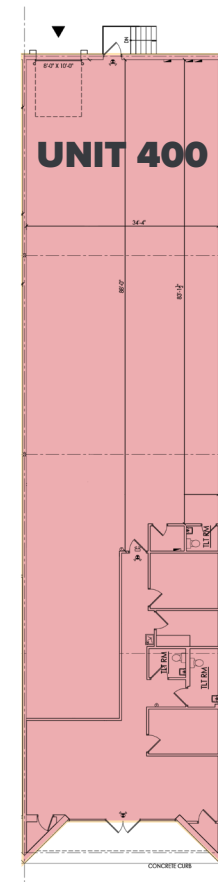
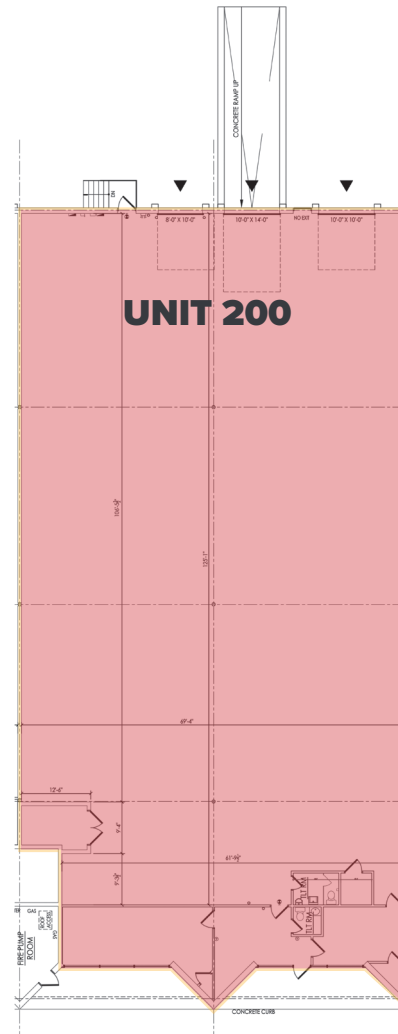
- 10,010 SF warehouse unit
- (1) 10'x10' tailgate & (1) 8'x10' tailgate
- (1) 10'x14' ramped drive-in
- 16' clear ceiling height
- 2 restrooms - 1 in office, 1 in warehouse

UNIT 400

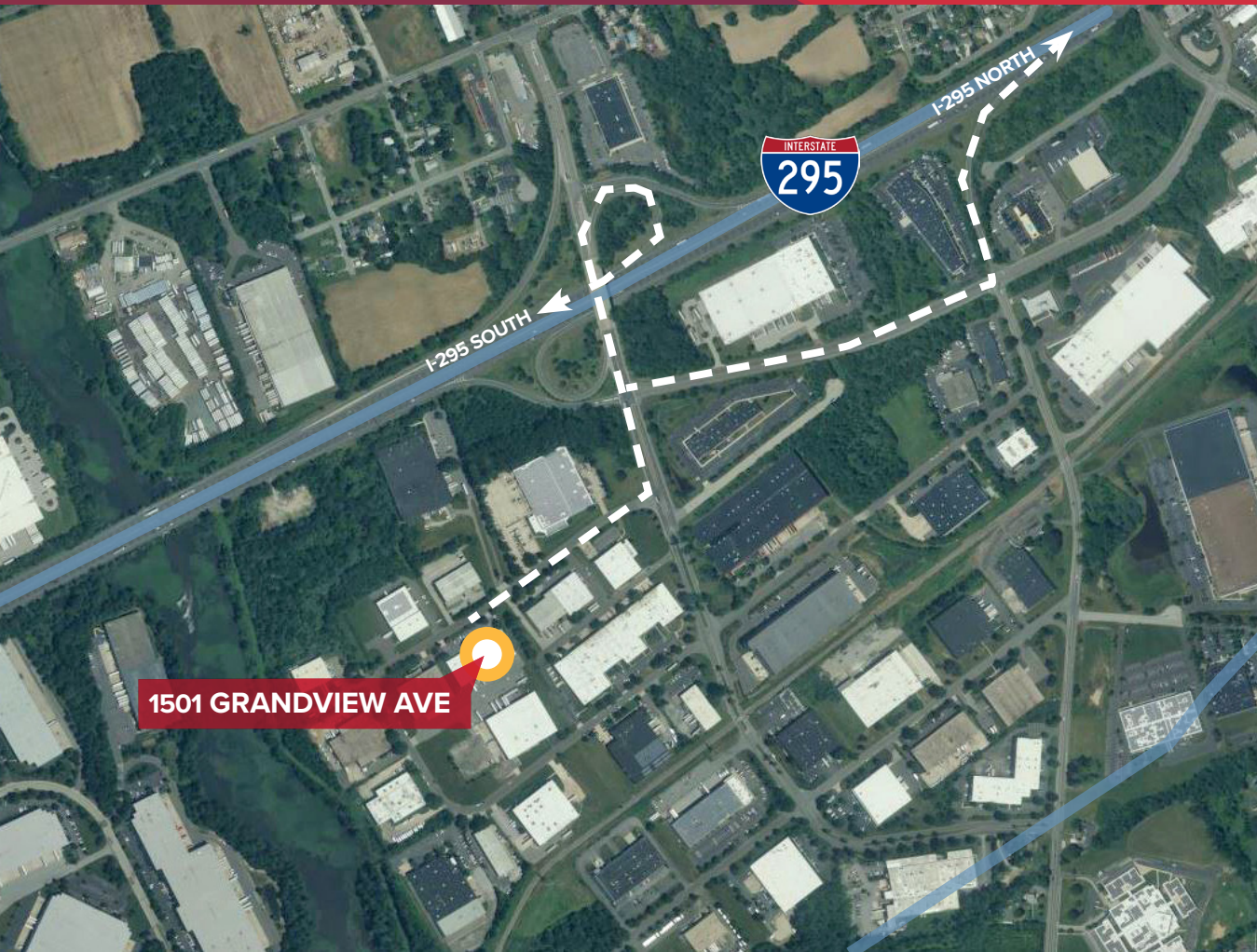
- 4,920 SF warehouse / flex unit
- (1) 8'x10' tailgate
- 16' clear ceiling height
- 2 restrooms in office area, 1 restroom in warehouse

BUILDING DESCRIPTION

- Multi-tenanted, warehouse / industrial building
- 3 acre lot
- Tailgate and drive-in loading
- 16'± clear ceiling height
- 200a, 480v, 3 Phase electrical service
- Wet sprinkler system



LOCATION INFORMATION



AVAILABLE FOR LEASE

1501 GRANDVIEW AVE

PAULSBORO, NJ

Distance to

I-295 S (Exit 20)	0.5 mi
I-295 N (Exit 20)	0.9 mi
NJ Turnpike (Exit 3)	9.0 mi
Walt Whitman Bridge	9.0 mi
Commodore Barry Bridge	10.5 mi
I-95	11.9 mi
Center City Philadelphia	13.7 mi
Philadelphia Int'l Airport	18.5 mi

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